

313 Humffray Street North, Brown Hill, Vic 3350



House For Sale

Friday, 19 April 2024

313 Humffray Street North, Brown Hill, Vic 3350

Bedrooms: 2

Bathrooms: 1

Parkings: 5

Area: 473 m2

Type: House



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\$450,000 - \$470,000

This is a charming home on a beautiful allotment close to schools and services, with easy access to the CBD, train station and freeway. As is, it is a fine functional home that could be renovated and has subdivision potential (STCA). The home currently has two bedrooms with built-in robes at the front, and a possibility for a third bedroom, one bathroom/laundry, a large lounge/dining room, a spacious kitchen/meals area and an additional lounge/rumpus room at the back. The property has been well-maintained, with an upgraded roof and regularly painted weatherboards. The kitchen has a gas hob and electric oven with plenty of bench space and cupboards with room for a table and meals. The bathroom has a shower and vanity with an additional laundry sink and room for a washing machine. The toilet is also housed in this space. Behind the property is a lovely courtyard garden space and a large shed and storage room. This is a secure yard for children or pets. At the rear, there are automated double gates coming in from Morres St and an additional yard ideal for vehicles, caravan or trailer. Also, there are a number of fruit trees in this area. The garage has automated doors and power and would be excellent as a workshop.***Every precaution has been taken to establish the accuracy of the above information. However, prospective purchasers are advised to carry out their own due diligence***